



**LAS VEGAS
CITY COUNCIL**

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DEPARTMENT OF
COMMUNITY DEVELOPMENT

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CITY HALL

495 S. MAIN ST., 3RD FLOOR
LAS VEGAS, NV 89101
702.229.6011 | VOICE
711 | TTY

December 4, 2024

Mark Heffron
Vegas MD Alta Property Owner, LLC
1020 West Lawrence Avenue, Suite 300
Chicago, Illinois 60640

RE: 24-0560 [EOT1 AND EOT2]
CITY COUNCIL MEETING OF DECEMBER 4, 2024

Dear Applicant:

The City Council at a regular meeting held on *December 4, 2024* voted to **APPROVE** the following Land Use Entitlement project requests on 1.12 acres at the southwest corner of Alta Drive and Tonopah Lane (APNs 139-33-301-002, 003, 010, 011, and 016), T5-N (T5 Neighborhood) Zone, Ward 1 (Knudsen). Staff recommends APPROVAL on the entire Land Use Entitlement project.

24-0560-EOT1 - FIRST EXTENSION OF TIME - VACATION (22-0395-VAC1) - PETITION TO VACATE A PORTION OF ALTA DRIVE PUBLIC RIGHT-OF-WAY

24-0560-EOT2 - FIRST EXTENSION OF TIME - SITE DEVELOPMENT PLAN REVIEW (22-0395-SDR1) - FOR A PROPOSED SEVEN-STORY, 200-UNIT MULTI-FAMILY DEVELOPMENT WITH WAIVERS OF THE TITLE 19.09 FORM-BASED CODE DEVELOPMENT STANDARDS

This approval is subject to the following conditions:

24-0560-EOT1 CONDITIONS

Planning

1. This approval shall expire on 10/19/26 unless another Extension of Time is approved by the City of Las Vegas.
2. Conformance to the Conditions of Approval for Petition to Vacate (22-0395-VAC1) and all other related actions as required by the Department of Community Development and the Department of Public Works.
3. All City Code requirements and design standards of all City departments must be satisfied, except as modified herein.

24-0560-EOT2 CONDITIONS

Planning

1. This approval shall expire on 10/19/26 unless another Extension of Time is approved by the City of Las Vegas.
2. Conformance to the Conditions of Approval for Site Development Plan Review (22-0395-SDR1) and all other related actions as required by the Department of Community Development and the Department of Public Works.
3. All City Code requirements and design standards of all City departments must be satisfied, except as modified herein.

The Notice of Final Action was filed with the Las Vegas City Clerk on December 5, 2024.

Sincerely,



Seth T. Floyd
Director of Community Development
Department of Planning

STF:PL:jr
cc:

Kit Barmeyer
Cedar Street Companies
1020 West Lawrence Avenue, Suite 300
Chicago, Illinois 60640

Brian Allen, P. E.
Lochsa Engineering
6345 South Jones Boulevard, Suite 100
Las Vegas, Nevada 89118